



**ZONING BOARD OF REVIEW MEETING**  
**Jamestown Town Hall**  
***Rosamond A. Tefft Council Chambers***  
***93 Narragansett Avenue***  
**Tuesday, DECEMBER 1, 2020**  
**7:00 PM**

**PURSUANT TO EXECUTIVE ORDER'S NO. 20-05 & NO. 20-25 EXECUTED BY GOVERNOR GINA RAIMONDO ON MARCH 16, 2020 & APRIL 15, 2020. THIS MEETING WILL BE TELECONFERENCED VIA ZOOM AND VIA TELEPHONE:**

The public is invited to observe and participate in the deliberations of this meeting by accessing the meeting link set forth herein. For those without access to video observation platforms, you may also call in to listen and participate in the deliberations of this meeting by using the call-in phone number provided herein.

**JOIN VIA PHONE: 1(301) -715- 8592 or 1(312) - 626- 6799 or 1(646) - 558- 8656**  
**WHEN PROMPTED, ENTER MEETING ID:88620552800**  
**PRESS # AGAIN TO JOIN THE MEETING**

**To participate during Public Hearing or Public Input you will press \*9 to raise your hand.**

**JOIN VIA COMPUTER OR MOBILE APP: <https://zoom.us/j/88620552800>**  
**MEETING ID: 88620552800**

**To participate during Public Hearing or Public Input, please use the raise your hand icon in the Zoom.**

**TO VIEW THE MEETING LIVE STREAM WITH NO INTERACTION, PLEASE VISIT THE FOLLOWING LINK:**

**<http://158.123.195.41/OTRMedia/Town2020/Others2020/StreamPrimJtown.html>**

**I. ROLL CALL; CALL TO ORDER**

**II. TELECONFERENCE PROCEDURES FOR PROCEEDINGS & PUBLIC PARTICIPATION**

**III. Approval of 2021 meeting dates.**

**IV. CORRESPONDENCE**

**A. Communications Received:**

- 1) A letter dated Nov. 16, 2020 from Cheryl & Norman Fine re: 20 Brook St.**
- 2) A letter dated Nov. 20, 2020 from Mel & Barbara Whitaker re: 20 Brook St.**
- 3) A letter dated Nov. 23, 2020 from Kristen Sloan Maccini with attachments re: 20 Brook St.**

## V. NEW BUSINESS

A. Application of Laura J. Carlson and Donald R. Carlson (OWNER) whose property is located at 20 Brook Street, and further identified as Tax Assessor's Plat 9, Lot 281 for:

1. a Special Use Permit under Article 7, Section 82-704 (Alteration of a nonconforming use) and Section 82-705 (Alteration of a nonconforming structure);
2. a Variance from Article 3 (Application of District Regulations) Section 82-302, Table 3-2 wherein a fifteen foot (15') rear yard setback is proposed where thirty feet (30') is required for a second principal structure; and
3. if necessary, a Variance from Article 3 (Application of District Regulations) Section 82-303 (Number of Residential Structures Per Lot) to permit a second principal structure on the lot; To remove an existing nonconforming structure and construct a 900 square foot (footprint) structure; and to allow the continuance or renewal of an existing 1989 Regulatory Variance granting such structure to be used as a second dwelling unit on the lot; and to allow a 15-foot rear (northern) setback where 30 feet is required for a second principal building on the lot.

Said property is located in an R-8 Zone in the Village Special Development District and contains 22,000 square feet, with a contiguous commonly owned lot (Plat 9 Lot 823) containing an additional 8000 square feet subject to a conservation easement held by the Conanicut Island Land Trust.; **discussion and/or action and/or vote**

## VI. ADJOURNMENT

*The website link for the public to use to watch any meeting in Council Chambers is:*  
<http://158.123.195.41/OTRMedia/Town2020/Others2020/StreamPrimJtown.html>

*Pursuant to RIGL §42-46-5(c) Notice of this meeting shall be posted on the Secretary of State's website and at the Town Hall and the Jamestown Philomenian Library. In addition, notice may also be posted at the Jamestown Police Station and on the Internet at [www.jamestownri.gov](http://www.jamestownri.gov).*

This meeting location is accessible to the physically challenged. If communications assistance or other accommodations are needed to ensure equal participation, please call 1-800-745-5555 not less than three (3) business days prior to the meeting.

Posted on the RI Secretary of State website.